

# \$389,900 - 235, 380 Seton Villas Se, Calgary

MLS® #A2270182

**\$389,900**

2 Bedroom, 3.00 Bathroom, 946 sqft

Residential on 0.00 Acres

Seton, Calgary, Alberta

Welcome to Brightside Townhomes in Seton! Experience modern living in The Brubeck by Brookfield Residential - a beautifully designed home offering nearly 1,000 sq. ft. of contemporary living space across two levels, complete with two outdoor areas and a private single attached garage. The open-concept main floor is bright and inviting, featuring a wall of windows that flood the home with natural light all day long. The stylish kitchen showcases stainless-steel appliances, sleek quartz countertops, and a large peninsula with seating, overlooking the living and dining areas - perfect for entertaining or casual everyday living. A convenient 2-piece powder room and spacious corner balcony complete the main level. On the upper level, you'll find two private primary suites, each with its own ensuite bathroom. The larger primary retreat includes double closets and a private balcony, offering the perfect place to enjoy your morning coffee and is complete with a 3 piece ensuite with walk-in shower. The second primary bedroom includes a walk-in closet and full 4 pc ensuite. Laundry is thoughtfully located on the upper floor for everyday convenience. The attached single garage provides secure parking and additional storage space, while the full builder warranty and Alberta New Home Warranty offer total peace of mind. Located in the vibrant community of Seton, Brightside Townhomes offer low-maintenance living just steps from parks, pathways, restaurants, shops, and the South



Health Campus. Whether you’re a first-time buyer, investor, or looking to downsize, this brand-new home is nearly move-in ready and designed for the way you live today. Please note: The home is currently under construction. Photos are from the show home and are representative of the property; exact finishes may vary.

Built in 2025

**Essential Information**

|                |                   |
|----------------|-------------------|
| MLS® #         | A2270182          |
| Price          | \$389,900         |
| Bedrooms       | 2                 |
| Bathrooms      | 3.00              |
| Full Baths     | 2                 |
| Half Baths     | 1                 |
| Square Footage | 946               |
| Acres          | 0.00              |
| Year Built     | 2025              |
| Type           | Residential       |
| Sub-Type       | Row/Townhouse     |
| Style          | Stacked Townhouse |
| Status         | Active            |

**Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 235, 380 Seton Villas Se |
| Subdivision | Seton                    |
| City        | Calgary                  |
| County      | Calgary                  |
| Province    | Alberta                  |
| Postal Code | T3M 3T8                  |

**Amenities**

|                |                        |
|----------------|------------------------|
| Amenities      | Trash, Visitor Parking |
| Parking Spaces | 1                      |
| Parking        | Single Garage Attached |
| # of Garages   | 1                      |

## Interior

|                   |                                                                                                                           |
|-------------------|---------------------------------------------------------------------------------------------------------------------------|
| Interior Features | Breakfast Bar, No Animal Home, No Smoking Home, Open Floorplan, Pantry, Quartz Counters, Vinyl Windows, Walk-In Closet(s) |
| Appliances        | Dishwasher, Dryer, Microwave, Range, Range Hood, Refrigerator, Washer                                                     |
| Heating           | Forced Air                                                                                                                |
| Cooling           | None                                                                                                                      |
| Basement          | None                                                                                                                      |

## Exterior

|                   |                                         |
|-------------------|-----------------------------------------|
| Exterior Features | Balcony, BBQ gas line, Private Entrance |
| Lot Description   | Back Lane                               |
| Roof              | Asphalt Shingle                         |
| Construction      | Wood Frame                              |
| Foundation        | Poured Concrete                         |

## Additional Information

|                |                     |
|----------------|---------------------|
| Date Listed    | November 11th, 2025 |
| Days on Market | 4                   |
| Zoning         | M-1                 |
| HOA Fees       | 430                 |
| HOA Fees Freq. | ANN                 |

## Listing Details

|                |         |
|----------------|---------|
| Listing Office | Charles |
|----------------|---------|

Data is supplied by Pillar 9â„¢ MLS® System. Pillar 9â„¢ is the owner of the copyright in its MLS® System. Data is deemed reliable but is not guaranteed accurate by Pillar 9â„¢. The trademarks MLS®, Multiple Listing Service® and the associated logos are owned by The Canadian Real Estate Association (CREA) and identify the quality of services provided by real estate professionals who are members of CREA. Used under license.